## We claim:

1. A topical lotion comprising:

about 0.005 to 1.0 wt.% fluticasone, or a pharmaceutically acceptable salt or ester

5 thereof;

about 1.0 to 10.0 wt.% of a C<sub>14</sub>-C<sub>20</sub> fatty alcohol or mixtures thereof;

about 1.0 to 5.0 wt.% of at least one skin conditioning agent;

about 5.0 to 15.0 wt.% propylene glycol;

up to about 10.0 wt.% mineral oil or white soft paraffin; and

- 10 the balance in water.
  - 2. A topical lotion comprising:

about 0.005 to 1.0 wt.% fluticasone propionate;

about 3.0 to 7.0 wt.% of a C<sub>14</sub>-C<sub>20</sub> fatty alcohol, or mixtures thereof;

about 0.5 to 3.0 wt.% of at least one skin conditioning agent;

about 0.25 to 2.0 wt.% of at least one surfactant;

about 7.0 to 12.0 wt.% propylene glycol;

up to about 10 wt.% of mineral oil or white soft paraffin; and

the balance in water.

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- 3. The lotion according to claim 1, further comprising less than about 5.0 wt.% dimethicone.
- 4. The lotion according to claim 2, further comprising less than about 5.0 wt.% 25 dimethicone.
  - 5. The lotion according to claim 1, wherein said pharmaceutically acceptable ester of fluticasone is fluticasone propionate.
- 30 6. The lotion according to claim 1, comprising:

about 0.05 wt.% fluticasone propionate,

about 5.0 wt.% cetostearyl alcohol,

about 1.0 wt.% isopropyl myristate,

about 1.0 wt.% dimethicone,

35 about 1.0 wt.% cetomacrogol,

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about 10.0 wt.% propylene glycol less than about 0.30 wt.% imidurea, less than about 0.20 wt.% methyl paraben, less than about 0.10 wt.% propyl paraben, about 0.05 wt.% citric acid (anhydrous), about 0.08 wt.% sodium citrate, and the balance in purified water.

- 7. The lotion according to claim 1, comprising:
- 10 about 0.05 wt.% fluticasone propionate,
  - about 5.25 wt.% cetostearyl alcohol,
    - about 2.0 wt.% isopropyl myristate,
    - about 10.0 wt.% propylene glycol,
    - about 0.20 wt.% imidurea,
- 15 about 0.20 wt.% methyl paraben,
  - about 0.10 wt.% propyl paraben, and
  - the balance in purified water.
- 8. The lotion according to claim 1, having a viscosity of about 2,000 to 17,000 cps as measured by a Brookfield viscometer fitted with a #27 spindle at 10 rpm at 25°C.
  - 9. The lotion according to claim 2, having the formula about 5.25 wt.% cetostearyl alcohol, about 2.0 wt.% isopropyl myristate,
- about 2.0 wt.% isopropyrmynstate, about 10.0 wt.% propylene glycol, about 0.20 wt.% imidurea, about 0.20 wt.% methyl paraben,

about 0.10 wt.% propyl paraben, and

the balance in purified water.

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10. The lotion according to claim 1, having a viscosity of from about 3,000 to 13,000 cps as measured by a Brookfield viscometer fitted with a #27 spindle at 10 rpm at 25°C

- 11. The lotion according to claim 2, having a viscosity of from about 3,000 to 13,000 cps as measured by a Brookfield viscometer fitted with a #27 spindle at 10 rpm at 25°C.
- 5 12. The lotion according to claim 1, free of mineral oil or white soft paraffin.
  - 13. The lotion according to claim 2, free of mineral oil or white soft paraffin.
- 14. Use of the lotion according to claim 1 to increase the vasoconstrictor potency of10 fluticasone.
  - 15. Use of the lotion according to claim 2 to increase the vasoconstrictor potency of fluticasone proprionate.
- 15 16. A process for preparing a lotion according to claim 1, comprising: mixing the ingredients recited in claim 1 at an elevated temperature; and cooling said mixture.
- 17. A process for preparing a lotion according to claim 1, comprising:
  20 mixing the ingredients recited in claim 1 at an elevated temperature; and heating said mixture.
  - 18. A topical lotion comprising:

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about 0.005 to about 1.0 wt.% fluticasone, or a pharmaceutically acceptable salt or ester thereof:

- a thickening effective concentration of at least one thickener; a conditioning effective concentration of at least one skin conditioning agent; an emulsifying effective amount of a surfactant, and the balance in water.
- 19. The lotion of claim 18, wherein the lotion has a 2-hour mean blanching score of at least about 2.1, an AUC of at least about 26.7, and an average mean blanching of at least about 1.5.

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- 20. The lotion of claim 18, wherein the lotion is chemically and physically stable for at least 6 months at 40°C.
- 21. A method of treating a skin condition comprising:
- providing a lotion including about 0.005 to about 1.0 wt.% fluticasone, or a pharmaceutically acceptable salt or ester thereof; about 1.0 to about 10.0 wt.% of a C<sub>14</sub>-C<sub>20</sub> fatty alcohol or mixtures thereof; about 1.0 to about 5.0 wt.% of at least one skin conditioning agents; about 5.0 to about 15.0 wt.% of propylene glycol; less than about 10.0 wt.% of mineral oil or white soft paraffin, and the balance in water; and, applying the lotion to the skin having the skin condition.
  - 22. The method of claim 21, wherein the skin condition is corticosteroid-responsive dermatosis, atopic dermatitis, inflammation, eczema, erythema, papulation, scaling, erosion, oozing, crusting or pruritis.
  - 23. The topical lotion of claim 21, wherein the lotion has a 2-hour mean blanching score of at least about 2.1, an AUC of at least about 26.7, and an average mean blanching of at least about 1.5.
- 20 24. The lotion of claim 21, wherein the lotion is chemically and physically stable for at least 6 months at 40°C.